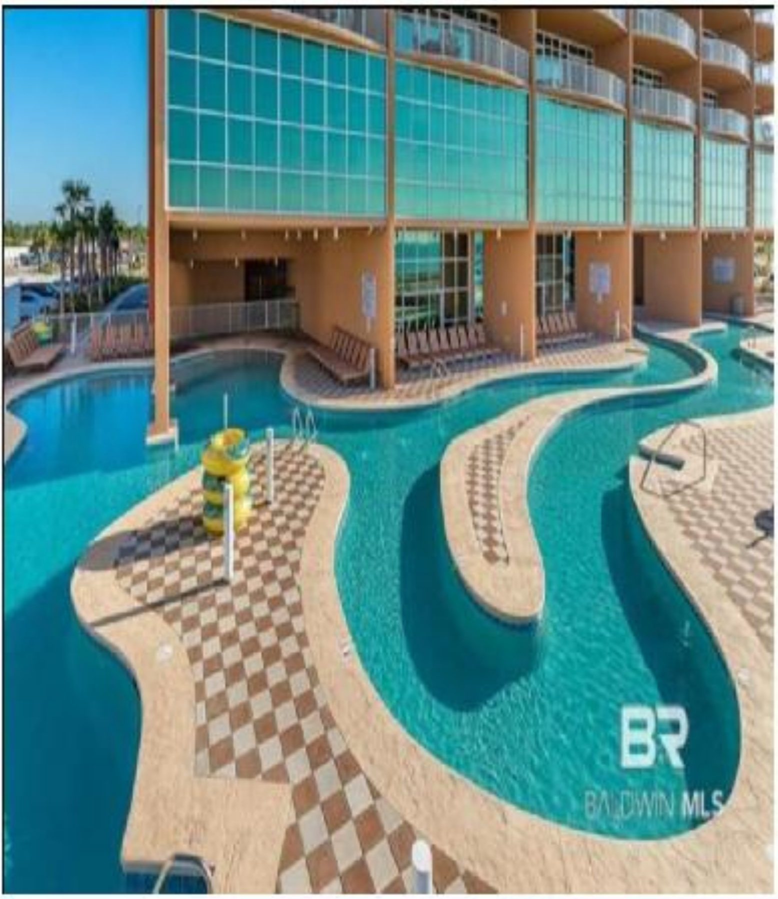
Phoenix Orange Beach 501



Projected Rental Income & Management Fees	
Gross Rental Income (Projected)	$100,000
Management Fees (17%)	$17,000
Owner Net Rental Income	**$83,000**

Itemized Annual Condo Expenses	
HOA Dues ($1,139)	$13,688
Property Taxes	$11,158
Electricity (Baldwin County)	$2,000
Contents Insurance	$1,000
Total Operating Costs	**$27,826**

2026 Projected Cash Flow Analysis

Phoenix Orange Beach 501
Listed Price $1,650,000

Projected Cash Flow

$55,174

Projected Rental Income ROI

3.34%

2026 Estimated Cash Flow Projections

Estimated Net Income	$83,000
Estimated Annual Expenses	$27,826
Estimated Cash Flow	$55,174

Illustrative Purposes Only: Figures are for simulation and do not guarantee future performance.
Data Sources: Information is derived from HOA, Tax, and Rental Company records.
Not Financial Advice: This document is not intended as tax or professional financial advice.
Exclusions: Analysis does not factor in tax savings, depreciation, or future appreciation.